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Architectural Challenges
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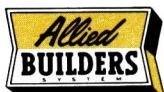
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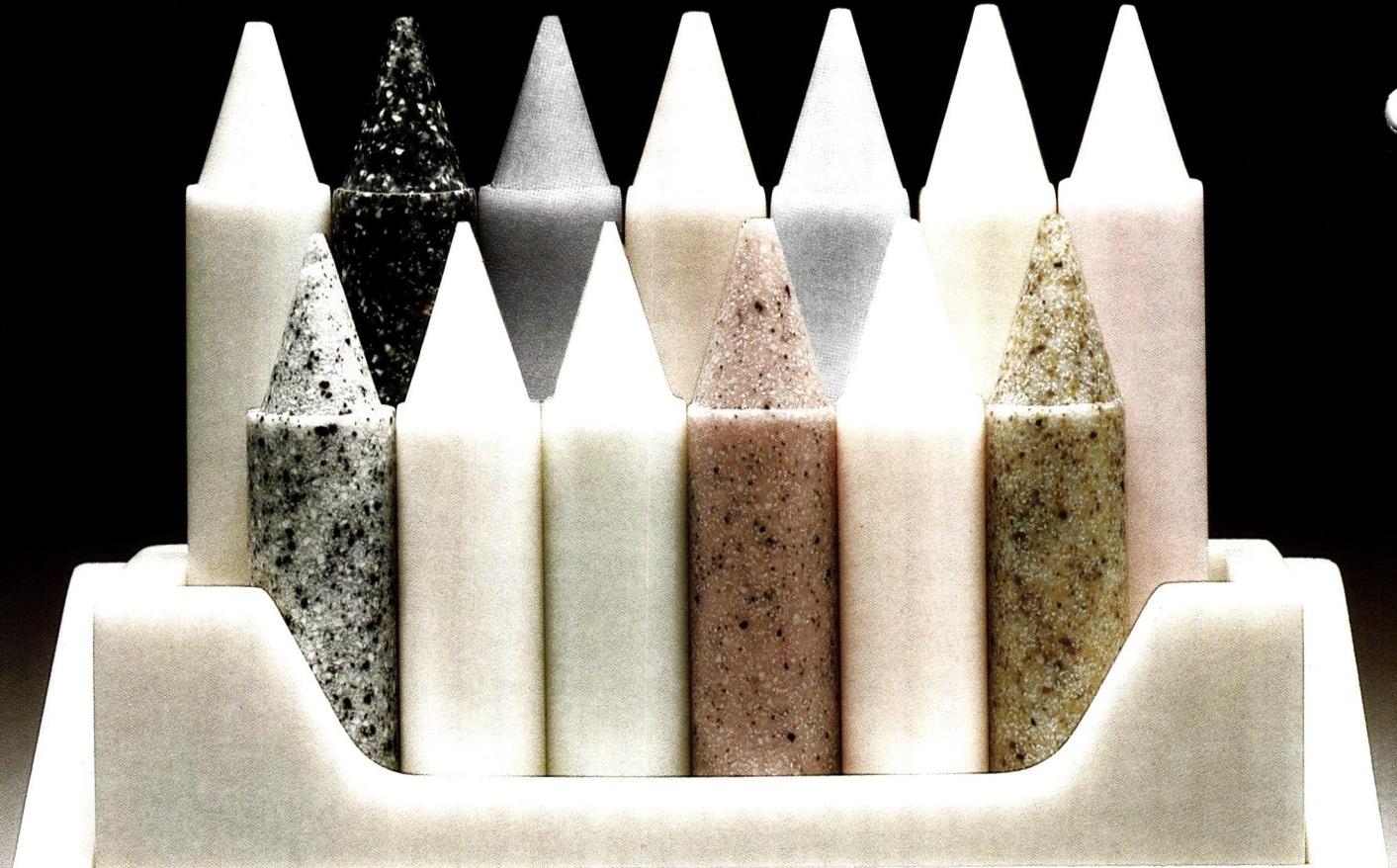
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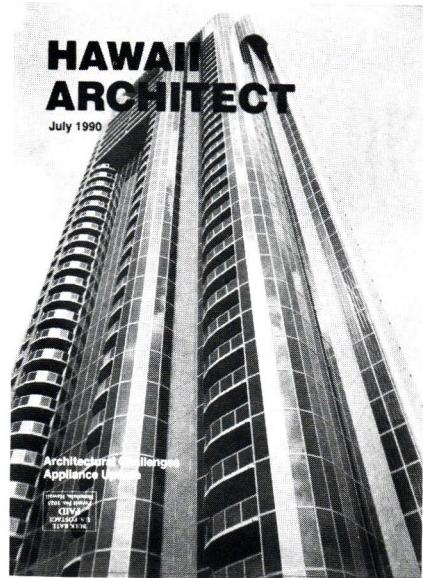
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Cover: One Waterfront Plaza and Towers in Honolulu's revitalized Kakaako District comprises 307 residential units, 561,312 square feet of commercial space and 49,891 square feet of industrial space. Photo by Cynthia Becklund

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President's Message

Architects 'Push the Limits' At National Convention

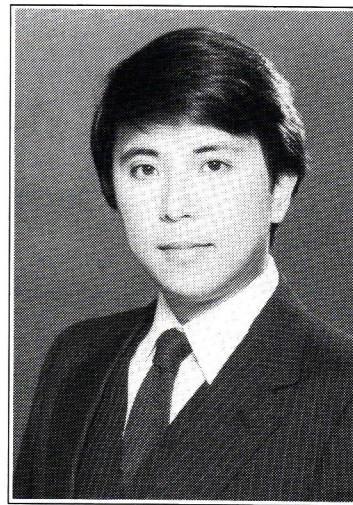
by Ted Garduque, AIA
President, Honolulu Chapter/AIA

"Pushing the Limits" was the theme of the American Institute of Architects annual National Convention and Design Exposition held at the George R. Brown Convention Center in Houston, Texas, May 19-22. The convention was well attended by Hawaii delegates Dennis Toyomura, Evan Cruthers, Shirley Cruthers, Nancy Goessling, Spencer Leineweber, Ernie Hara, Andrew Yanoviak, Tom Posedly, Penny Posedly, Carol Sakata and myself. The theme of the event referred to finding the outer boundaries of what architects can and should do in their profession.

There were countless events, parties, exhibits, seminars, individual consultations, job marts and alumni events to attend. The list is nearly endless, but here are some of the highlights.

Ernie Hara, AIA, was recognized for receiving a medal from the Japan Institute of Architects at the Northwestern Pacific Conference regional meeting. Hara hosted Honorary Fellow Reiichiro Kitadai from Japan. There were 12 Honorary Fellows inducted into the AIA from Italy, Canada, Denmark, the United Kingdom, Bulgaria, Malaysia, Australia, Japan, Mexico, the Soviet Union and The People's Republic of China.

The other highlight, of course, was the presentation of the AIA Gold medal to Fay Jones, FAIA, from Arkansas. Earlier in the



Ted Garduque

year at Grassroots, Jones was presented the Gold medal by President Bush, and Dennis Toyomura, Nancy Peacock and myself had a chance to meet and talk to Jones. In Houston, we were delighted to talk with him again and express our admiration for his work.

A significant event occurred at the AIA national business meeting: signing of an accord between United States and Soviet Union architects. Essentially, this accord recognized the importance of architects from both countries working together to improve the practice of architecture as well as the exchange of information and good will.

Most of the Hawaii delegates attended the host chapter party, which had a unique theme. Party goers got on buses at random, with each bus going to a different location. One bus went to the

Continued on Page 33

A Long-Shot Turned Sure Thing

Oahu's Kakaako District is a well-planned community characterized by economic vitality

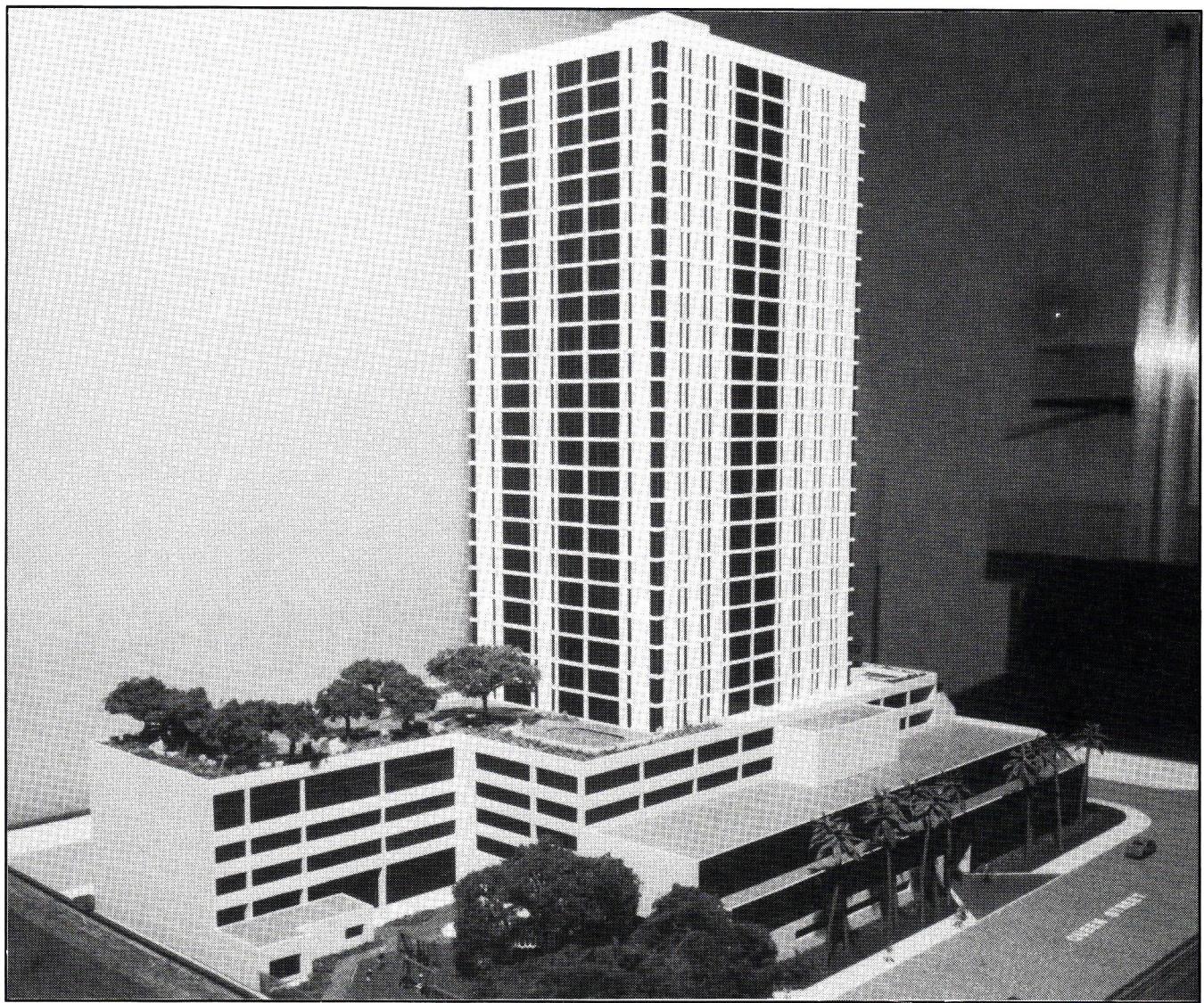
by Rex Johnson

Ten years ago, there were many who said it would never happen. But the fact is that today the Kakaako District stands as a showcase of urban renewal, transformed from a deteriorating area into an attractive, well-planned

community characterized by economic vitality.

The thrust of the Hawaii Community Development Authority's (HCDA) efforts is to encourage government and private sector cooperation and participation in the

redevelopment of the 670-acre Kakaako District. While the state is completing over \$113 million in infrastructure (roadway and utilities) and public improvements, private developers are investing \$1.1 billion in nearly 2 million square feet of



HCDA's Small Family Rental Project is slated for construction at the corner of Queen and Kamakee streets.

commercial and industrial space and 3,337 residential units. Even better news is that today more than ever, developers are looking to Kakaako with avid intentions.

While the private sector is doing its thing in Kakaako, the state is just as hard at work. State-subsidized rents for two affordable housing projects in Kakaako will provide a combined total of 485 urgently needed rental units in strategic locations for the elderly and small families. No less exciting is HCDA's plan to transform the Kakaako makai area, extending from Ala Moana Park to the Aloha Tower, into a people-oriented gathering place in a park-like setting.

Legislative Beginnings

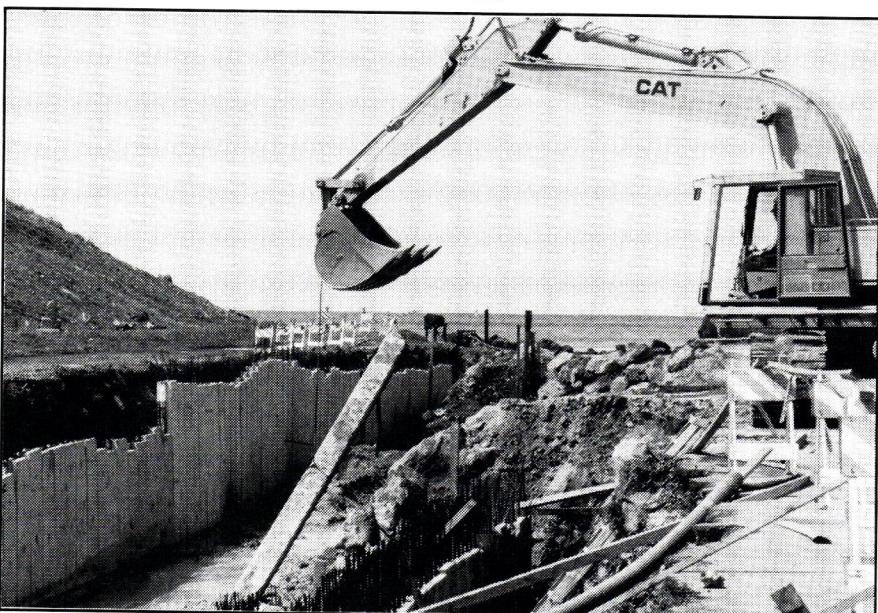
The HCDA was created by the 1976 Legislature to bring about the redevelopment and renewal of deteriorated and underused areas in the state. The intention was to create an innovative urban planning and redevelopment body capable of supplementing traditional community renewal methods — an agency that would stimulate and coordinate public and private sector community development efforts.

The first designated community development district was Kakaako. As designated in 1976, the district was bounded by Piikoi Street, South King Street, Punchbowl Street and Ala Moana Boulevard. In subsequent years, lawmakers expanded the district's boundaries to the areas makai of Ala Moana Boulevard, including the waterfront stretch from Ala Moana Park up to the Aloha Tower complex. In 1990 the Legislature changed HCDA's boundaries once again to remove the areas between Piers 4 to 8 from the Kakaako district.

In selecting Kakaako for revitalization, lawmakers saw the district as a means of providing more housing, modernized commercial and industrial

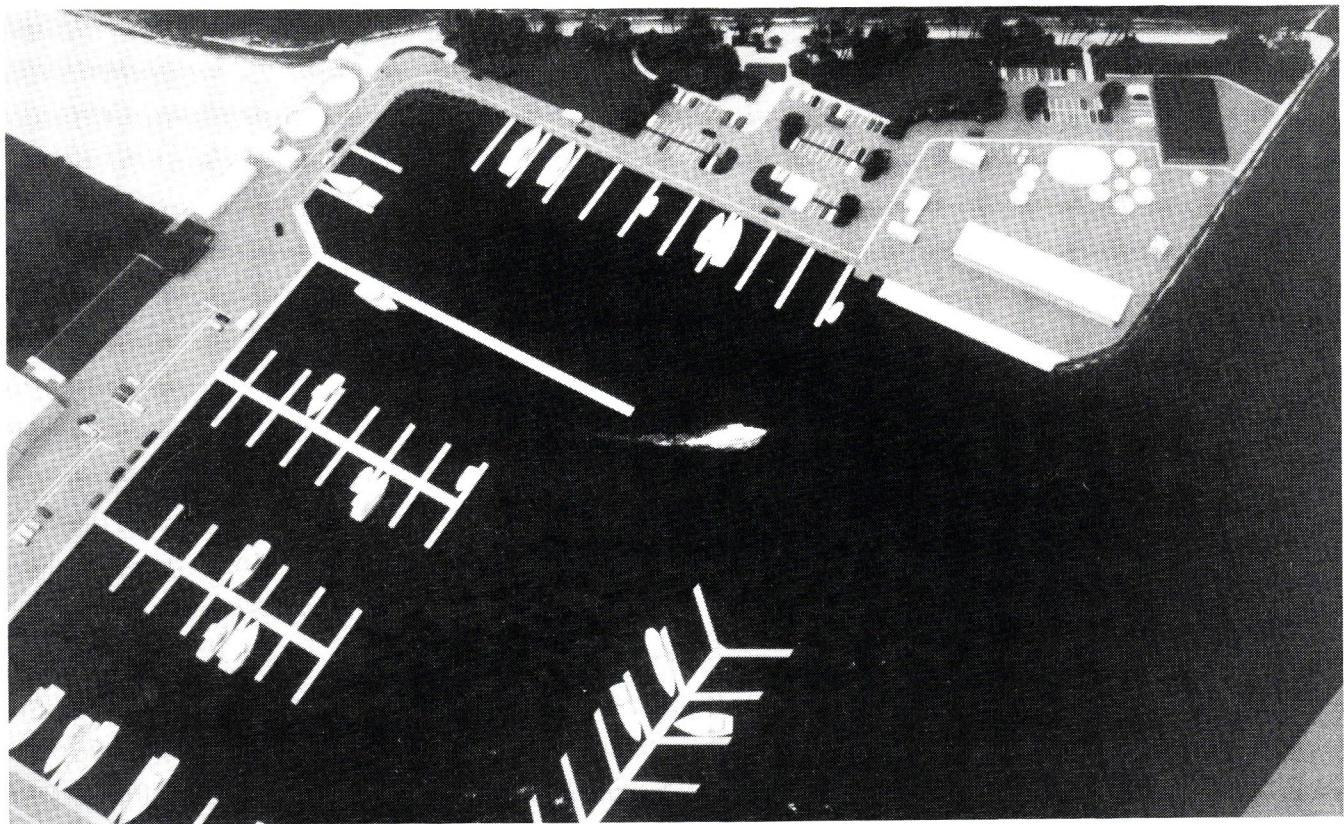


Above: Improvement District II construction is now under way. Below: District II drainage facilities are built down to the ocean.



Major Private Sector Projects

Project Name	Residential Units	Commercial Space	Industrial Space
One Waterfront Plaza & Towers	307	561,312 SF	49,891 SF
Pacific Park Plaza	297	261,860 SF	50,393 SF
404 Piikoi Street	1,759	293,570 SF	225,500 SF
Waterpark Towers	405	4,250 SF	53,518 SF
The Imperial Plaza	221	45,336 SF	38,064 SF
1230 Kapiolani	348	238,596 SF	80,412 SF



Kewalo Basin Park, now under construction, will include a pedestrian promenade, bollards, trellises, observation areas, a public comfort station and landscaping. Completion is set for September 1990.

facilities and improved amenities for residents. In creating the authority, lawmakers set specific directions for Kakaako's revitalization. They envisioned a mixed-use district where residential, commercial, industrial and public uses would co-exist compatibly. They also believed it important to respect and support the present functions of Kakaako as a major economic center, providing significant employment in such areas as light industrial, wholesaling, service and commercial activities.

With these directives, HCDA undertook an intensive five-year planning process, resulting in the Kakaako Community Development District Plan, which took effect in 1982. The authority also is empowered to get involved in actual development by improving roadways and utility systems and developing public facilities such as parks, public parking garages and recreation/cultural facilities.

A Massive Improvement District Program

In April 1986, the authority began construction on the first phases of its massive district project to improve and upgrade Kakaako's aging streets and utilities to a safer and functional system capable of accommodating future development. After two years of construction, Improvement District 1's (ID-1) 100 acres in the Ewa end of Kakaako were transformed with reconstructed or widened streets sporting new curbs, gutters and pavement. Utilities such as drainage, sewer and water systems were improved and expanded, and telephone, electric and cable television lines were moved underground to improve the area's appearance.

ID-2, which comprises another 110 acres located immediately Diamond Head of ID-1, got under way in October 1988. Again, the

goal is an improved, enhanced system that can support the redevelopment of properties in the area.

The third phase of improvement district construction is slated to start in October 1990 on about 60 acres of land directly mauka of the ID-2 project.

Affordable Housing Projects

Two affordable rental housing developments in Kakaako are being developed jointly by the HCDA and the state Housing Finance and Development Corporation. A 225-unit small family rental project is planned at the intersection of Queen and Kamakee streets. In addition to bringing much needed rental homes on the market, this multi-family complex will include a daycare facility for 145 children and retail and commercial space.

Located near medical, emergency and public services,

the Kakaako Elderly Rental Housing project will involve 262 studio and one-bedroom units to be offered to senior citizens at state-subsidized rents.

Construction on both rental projects will begin this summer.

The Kakaako Waterfront

Under the HCDA's Makai Area Plan, when fully developed Kakaako's makai area will include over 70 acres of new public park lands and about 7.5 million square feet of potential commercial office and retail shopping uses. Residential and industrial uses would not be permitted in this area.

An exciting and comprehensive system of parks linked by a series of two linear parkways is proposed. Inland waterways and streets and sidewalks will provide the physical and visual links between major open areas.

Work on HCDA's Kewalo Basin park is now under way, and when completed in September 1990, the triangle peninsula at Kewalo Basin will be improved into a public park with a pedestrian promenade, bollards, trellises, observation areas, a public comfort station and landscaping.

The major public 70-acre Waterfront Park will include a waterfront promenade and shoreline park extending from Ala Moana Park to a proposed waterway at Fort Armstrong; an amphitheater and performing arts center/museum complex; a 17-acre beach park created on filled land off Fort Armstrong; and a major park entrance between Cooke and Ohe streets.

Additionally, a 16-acre park within Fort Armstrong and the Pier 1 area is planned to be developed into a major urban park with entertainment, commercial, recreational, cultural and educational activities. **HA**

Rex Johnson is director of the Hawaii Community Development Authority.

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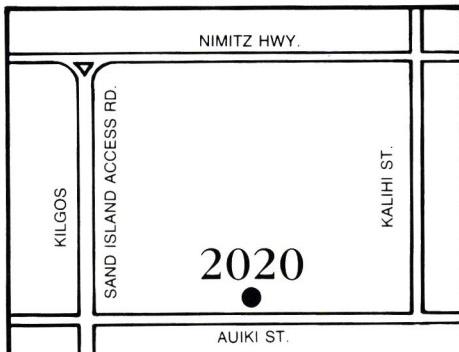
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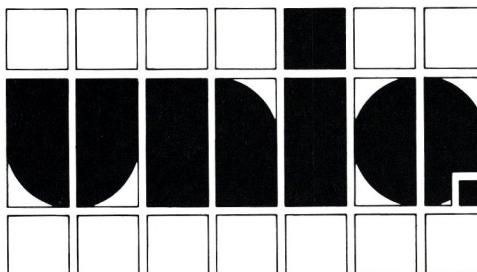


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Japanese Influences Sway U.S. Construction Practices

by Robert M. Luth, AIA, CSI

In the "Pacific Century," the omnipotent Japanese presence in the Pacific Basin may alter the way we conduct architectural/engineering (A/E) and construction practices.

Hawaii, with its tremendous volume of Japanese investment and development activities, appears to have gained a wealth of experience in working with Japanese investors, developers, contractors and A/E professionals. At the risk of overgeneralizing, I would like to cite our experiences and observations in the interest of promoting discussion on how Japanese influence affects the way we conduct A/E practices.

The differences in practices, especially relating to construction contracts, are perceived by Japanese clients as potential conflict, or "friction" points. Differences in practice begin with preparation of construction cost estimates, which United States contractors tend to make based on the best available information at the time, i.e., completeness of architectural/engineering plans.

As the architectural/engineering plans become more detailed and refined, contractors and estimators are better able to provide more accurate costs. U.S. estimates generally do not reflect unforeseen conditions, which the contractors consider not under their direct control. Although the contractor is bound by prices quoted in a bidding situation, there are methods for revision, such as use of change orders.

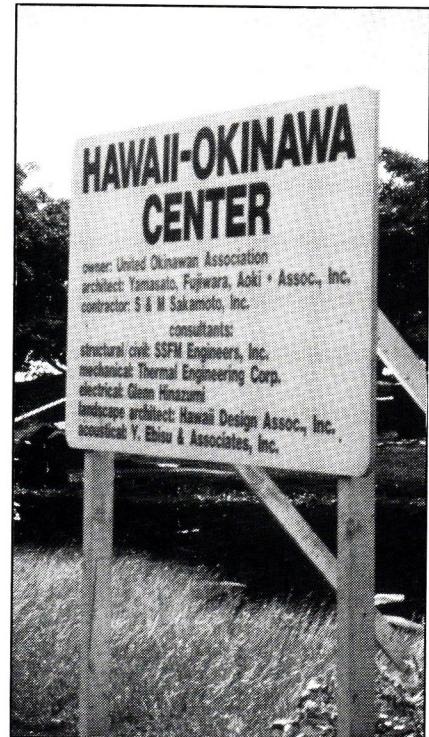
The Japanese estimate or bid tends to take all contingencies into account, knowing that the estimate/bid will more than likely be negotiated downward by the owner. As a negotiation method, owners are able to bring down prices in exchange for commitment on future work. As there is no comparable contract modifying mechanism in the Japanese system, the U.S. change order for monetary amounts or time extensions often becomes a sore point with Japanese clients. Modifications are often handled through good faith negotiation rather than formal paper work.

In Japan, fluctuations in prices can be controlled due to a number of factors. The general contractor in Japan tends to use the same subcontractor over a period of time, thus minimizing adversarial relationships between the general contractor and his subcontractors.

Another factor is the on-time delivery of materials. In Japan, there is a strong commitment by material suppliers to service client needs. Delay in delivery of materials due to labor problems at the plant or discontinuation of a certain product line is almost unheard of.

The seemingly well-coordinated Japanese construction delivery system is partially a result of kowtowing among subcontractors and even architects to obtain contracts and commissions from general contractors.

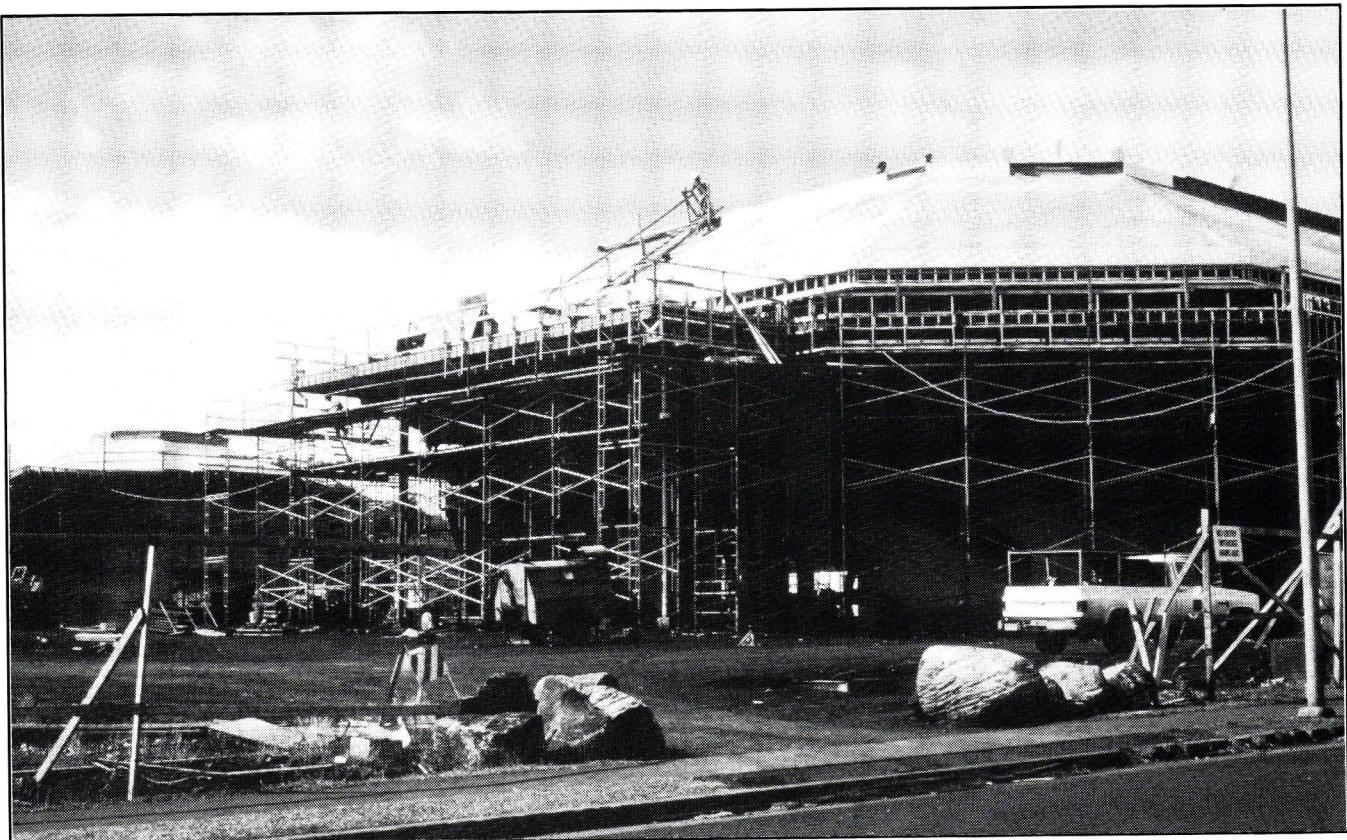
The preponderance of change



Hawaii, with its tremendous volume of Japanese investment and development, has gained a wealth of experience in dealing with Japanese investors, developers, contractors and A/E design professionals. Photo by Cynthia Becklund

orders and corresponding uncertainty of costs in U.S. contracts are seen by Japanese clients as a serious flaw, especially when compared to the precision of the Japanese system.

Hawaii's current construction boom, with its high construction cost, shortage of labor and low availability of in-stock materials, often does not seem a justifiable reason for cost increase and delays. In the Japanese mindset, a client may argue that as a professional, there must be ways



To Japanese investors and developers, Hawaii's high construction costs, shortage of labor and low availability of in-stock materials may not be justifiable reasons for cost increases and delays. Photo by Cynthia Becklund

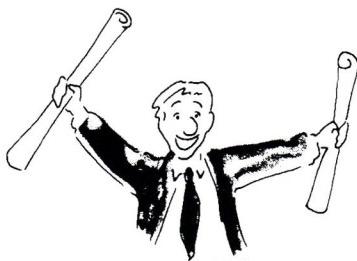
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of devising strategies to overcome such problems. However, the concept of limitation of scope of work due to professional liability is difficult for the Japanese to understand.

Given such difficulties in practices, Japanese clients are faced with the options of (1) working it out with a local contractor using the U.S. system, or (2) using a Japanese contractor as an intermediary or to do the actual construction. For the latter, Japanese construction companies have entered into different arrangements including buy-outs of existing firms, joint ventures, obtaining a general contractor's license but engaging local subcontractors, etc.

Ultimately, Japanese clients who have been involved in a number of projects in the United States tend to accept the local construction delivery system for what it is instead of trying to

reinvent the wheel.

Despite these and other fundamental differences in practices, Japanese clients have continued to invest, develop and enter into A/E and construction contracts. However, there is now some uncertainty in the pattern and level of future Japanese investment.

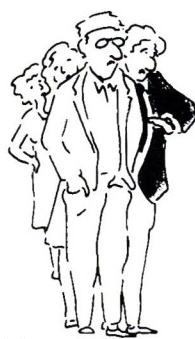
Japan's current overseas development program is generally financed off the equity of high-priced land in Tokyo and Osaka and with the help of the strong yen. Japanese investors now appear to be more cautious in making overseas investment decisions. With the minor decline in land values and series of mini-crashes earlier this year in the Tokyo stock market, there is apprehension, especially among small and midsize investors, that Japanese banks will be more conservative in lending.

The yen is not as strong now

and Japanese banks are beginning to raise their low interest rates. In preferred Honolulu localities, commercial projects do not "pencil out" due to high land and construction costs. Consequently, some Japanese construction companies have closed their Hawaii operations and moved to the mainland.

Perhaps these are manifestations of an upcoming adjustment period in Japanese activity in Hawaii. Yet in the long term, well into the 21st century, Japanese investment activities will continue to comprise a significant portion of A/E work in Hawaii. The challenge and opportunities in resolving these "friction points" will require years of work and continuing cooperation. HA

Bob Luth is manager of the Architectural Division of Boss Corporation, which provides real estate, development and architectural services for Japanese and Korean clients.



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On Waterfront Row: Reliving Kona's Seafaring Past

by Rick Carroll

Great seaport cities like New York, San Francisco and Hong Kong are known for their waterfronts. In Hawaii today, the waterfront is, oddly enough, often ignored as a people-oriented place.

Honolulu turns its back on its busy waterfront. Kauai's Nawiliwili Harbor looks "warehousey" and Maui's Pier 1 resembles something out of Marlon Brando's 1950 film "On the Waterfront."

Only the Big Island can claim a Waterfront Row that is fun, exciting and an architectural delight.

The new complex on Alii Drive, the main drag of this old seaport town, is Hawaii's first people-oriented place on the waterfront.

It is a cluster of three restaurants, six specialty food operations and five specialty retail shops, all within a short distance of eight new hotels (with 9,000 new rooms) now planned or under construction on the Big Island's western shore.

The design of the complex, by architect Bob Umemura of Honolulu, recreates Kona's seaport past by using heavy timber construction, almost like warehouses, with big, clunky exposed bolts and trusses that lends a "cargo" look that could serve as a backdrop for a Banana Republic ad.

Umemura, of Lawton, Umemura and Yamamoto, served with the Hemmeter Design Group which has created some of Hawaii's most fanciful resorts.

The design concept is almost theatrical, providing a stage for people to relive the days of Kona's colorful past when tattooed whalers, Hawaiian cowboys and ubiquitous missionaries mixed it up on the waterfront.

The design concept is almost theatrical, providing a stage for people to relive the days of Kona's colorful past when tattooed whalers, Hawaiian cowboys and the ubiquitous missionaries mixed it up on the waterfront.

Wooden boardwalks (always great, noisy fun to swagger down) lead to an open air courtyard and the seawall promenade — one of the few public access points on Hawaii's waterfront.

While skippers aboard sport fishing boats troll the sea, Waterfront Row celebrates the "catch of the day" of years gone by on The Granders Wall, which features trophies and photos of billfish over 1,000 pounds hooked in local waters by legendary anglers.

The Kona Coast is known as a world sportfishing center, and the history of fishing is traced at free exhibits from the humble bamboo rod and reel to high-tech Fiberglas rods with Penn International reels. Ship's models, antique ship's wheels and blocks recall the age of windjammers.

Spectators, young and old, are drawn to the *piece de resistance* — a 45-foot high observation tower, the tallest structure on the

waterfront, complete with View Master telescopes for "espying" whales just like 18th century salts.

The landmark tower's sole concession to the 20th century is a glass elevator which lifts latter-day whale watchers to this "peak" experience.

Hawaii has a waterfront to write home about, but it didn't just happen.

Honolulu's top shopping center developer, Alan Beall, who grew up around waterfronts in Seattle and Honolulu, had an idea in mind for the Kailua-Kona waterfront when the old 44-room Waiaka Lodge failed.

"There is very little waterfront property in Hawaii that you can develop commercially," he said. "Hawaii is surprisingly short of storefront restaurants."

When Beall embarked on a \$13 million project to restore a prime acre of Kona waterfront, he decided to recapture the past by recreating the architecture of an early day fishing village.

The historic feeling is achieved by the use of heavy timbers and soaring vaulted roofs that shelter shops and restaurants. The noise is festive, carnival-like, echoing the rowdy past that played out here.

The compelling and nostalgic

early-warehouse style of architecture pulls it together. The design creates a fantasy mood at once familiar even to those who have never been on a waterfront. It looks like it's been there a long time, even though it's only one year old.

The location of the 23,343-square-foot complex on 1.25 acres between the Kona Hilton and Kona Inn opens the waterfront to a big Pacific view enjoyed by shoppers and restaurant-goers.

The nostalgic theme is repeated in the restaurants, like The Chart House, The Jolly Roger and Phillip Paolo's Italian Restaurant, which were required to maintain the old salty look.

Each of the three fine dining restaurants is perfectly sited to catch the golden sunsets at sea. The Jolly Roger goes a step further with a waterfront lanai for *al fresco* dining by the sea — a rare treat on the Big Island.

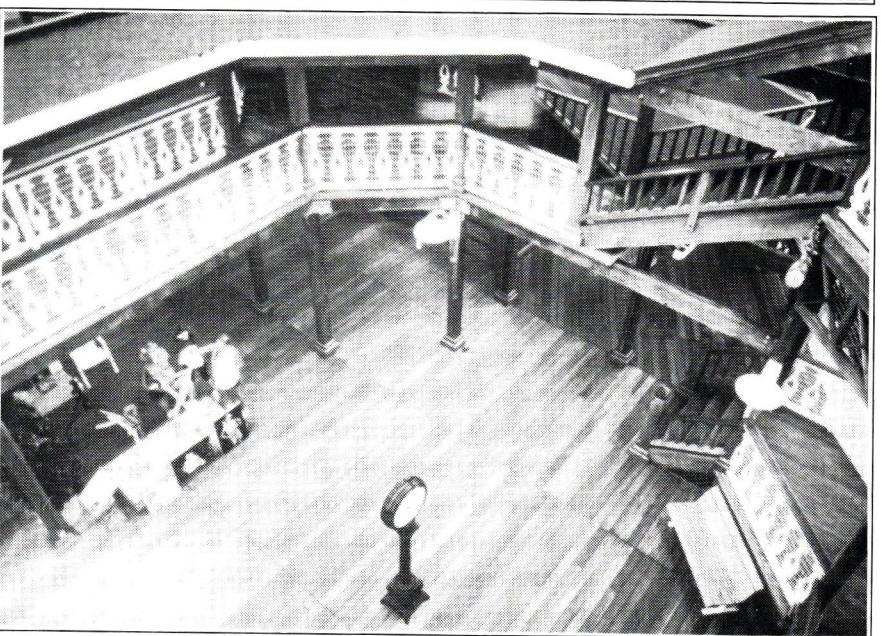
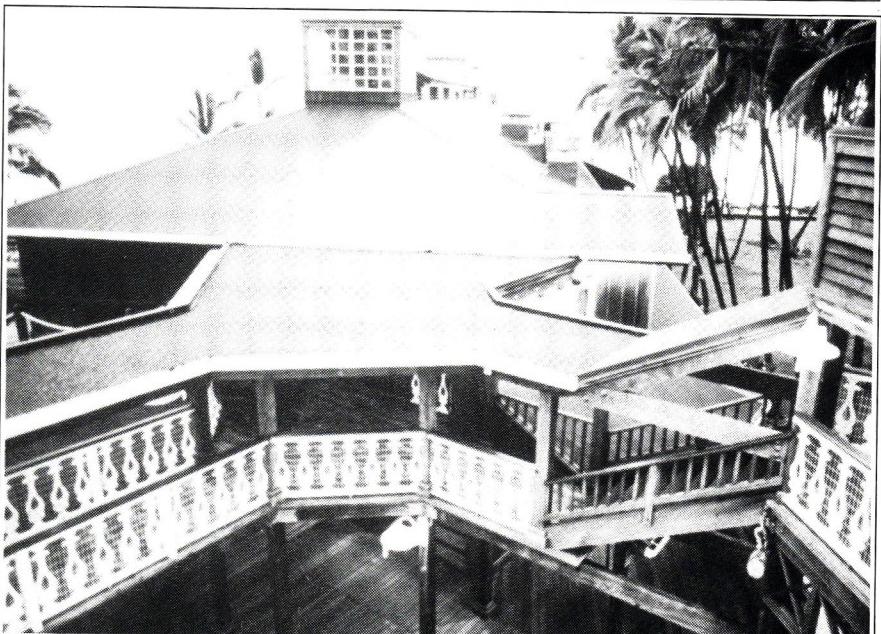
The inclusion of three seafood-oriented restaurants seemed natural — and proved successful. "People like good food with a good view," Beall said.

The mix of restaurants and shops by the sea was purposeful, he said.

"When you stay at a hotel three or four days," Beall said, "and eat at the same dining room, you become bored." He expects to see a lot of people stop by Waterfront Row for cocktails, dinner and those spectacular Kona sunsets.

The rustic, total look of Waterfront Row creates an atmosphere that commands attention and provides entertainment. And, most importantly, puts people back on the waterfront. HA

Above right: Waterfront Row's piece de resistance is a 45-foot observation tower complete with View Master telescopes. **Center:** Design of the complex recreates Kona's seaport past through use of heavy timber and vaulted ceilings. **Right:** Wooden boardwalks lead to an open-air courtyard and seawall promenade. Photos by Peter French



NEW LAMPS

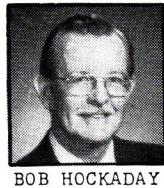
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Architectural Challenges

Defining Architects' Varied Roles

Designing a building isn't the limit by far

by Lori Arizumi

Today, the best answer to the question, "What do architects do?" may be "What do you want them to do? Renovation? Energy analysis? Site selection? Interior designs? Cost analysis?

"An architect can provide a wide range of other services in addition to designing a building," said Ted Garduque, president of the Honolulu Chapter of the American Institute of Architects. "Depending on his/her particular skills and the client's needs, an architect can supervise construction, interact with local planning and zoning boards, or conduct studies of building sites. Some architects even design furniture."

"Architects can add a porch, a skylight, or design a complete house. They can adapt an old building to new use, and keep its original character, and they can provide cost estimates," Garduque said.

A list of services an architect can provide is extensive. Architects can:

- make a building safe for occupancy;
- fit a building to a difficult site;
- find skillful craftspeople;
- enlarge a house so you no longer need to relocate to have more space;
- talk to you about what you want your home to be like.

"Architects can help you make a decision," Garduque continued. "After talking to an architect, many people are surprised at their own definite ideas about

what they want their house to be."

Architects help you think about how a building functions. They can:

- design a house that is flexible enough to grow with a young couple who works now, but expects children in the future;
- design an inexpensive, energy-efficient home for retired people on a fixed income;
- remodel a house built for one family into a house that fits two separate single working people.

"Unlike a builder or contractor, the architect is the only professional who has the training and experience to guide you through the entire building process," Garduque said.

Architects are the head of a team of specialists (engineers, landscape architects, contractors, etc.), but their first obligation is to look out for your interests. Architects' drawings and construction documents (blueprints) set your exact requirements on paper, so that there are no surprises, and you get the home you want.

There are many different types of architectural firms, and each architect brings to a project a different set of skills, experiences and sensibilities.

"Finally," Garduque concluded, "to find an architect who can best meet your needs, you should visit completed projects and talk with owners. You can also call our local AIA chapter for a list of architects in your area." HA

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Giving Credit Where Credit is Due

Zoning codes offer a unique opportunity for design excellence

by Andrew Charles Yanoviak, AIA, CSI

Architects have been challenged by national AIA President Sylvester Damianos, FAIA, to get more involved in environmental concerns.

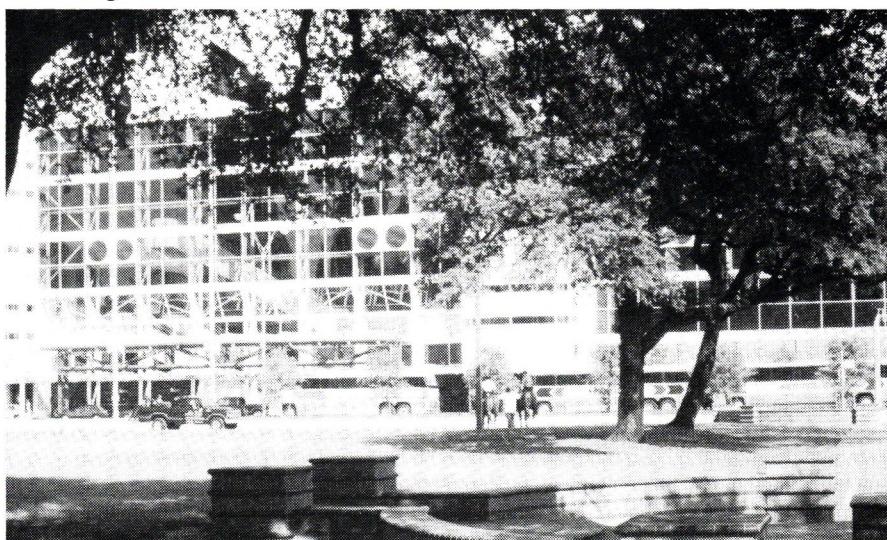
Architectural and engineering design projects often are so introspective and egocentric that we lose sight of their environmental basis for existence. It seems that we have an ever-increasing tendency to treat the required Environmental Impact Statement (EIS) as a superfluous exercise and necessary evil.

When federal, state or city and county governmental agencies waive these EIS requirements, we often are openly relieved and are prone to rejoice with ecstatic clients. Only in rare instances will an architect, engineer, environmental designer, or environmental planner follow a

design or planning process that precludes the necessity of an EIS. If taken seriously, the EIS can offer a unique opportunity to conduct environmental planning and design research that will

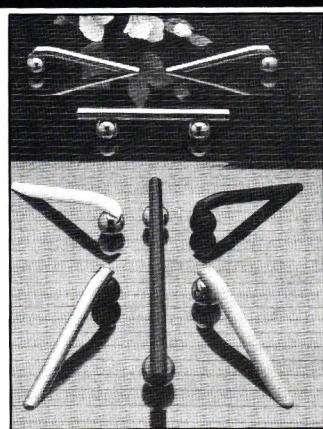
improve our chances of achieving architectural and engineering design excellence.

In a recent controversial project approved by the Honolulu City Council without the benefit of an



The George R. Brown Convention Center in Houston is a prime example of an urban meeting place in a park-like setting. Photo by Andrew Charles Yanoviak

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EIS, Honolulu Chapter/AIA member emeritus Alfred Preis, FAIA, design architect for the Arizona Memorial at Pearl Harbor, offered professional criticism. He succinctly stated that in this particular instance, it seemed obvious that "self-interest" was being promoted over "public-interest" for community-wide environmental concerns.

On this particular project, pivotally located at a prominent gateway to Waikiki, the City Council had previously adopted two revised ordinances. According to Preis, these two ordinances set the stage for "zoning for sale."

Fundamental to the Planned Review Use section of the Land Use Ordinance (LUO), written by the city departments of Land Utilization and General Planning with community and professional input, and adopted by the City Council, are two inherent conditions. First and foremost, the PRU is intended to be applied to existing, not new, developments; and, specifically, established institutional uses such as hospitals, religious facilities, colleges and universities.

This essential application of the PRU is in widespread use throughout the nation. The PRU was never intended to incorporate non-institutional commercial enterprises such as convention centers, hotels, office towers or retail shops.

Also inherently fundamental to the PRU process for sound environmental land planning is the application of a buffer zone to shield institutional uses from surrounding residential or commercial developments.

Local examples of such appropriate applications include the Saint Francis Hospital, University of Hawaii campus in Manoa Valley and Saint Andrew's Cathedral and Priory adjacent to Washington Place.

In more urbanized

environments with metropolitan centers incorporating dense highrise developments, the environmental planning tools to create buffer zones and landscaped open spaces present greater challenges to the professional planning and design community. Locally, the Department of Land Utilization has responded commendably by creating special design districts such as the Waikiki Special

Design District, in order to preserve and conserve our special *aloha spirit* and *Hawaiiana*.

Preis, who initiated the Office of State Planning and the state Foundation on Culture and the Arts, observed that there are historical precedents in other cities and tourist destination areas similar to Waikiki.

In testimony delivered recently before the City Council, I was permitted to quote Preis, who



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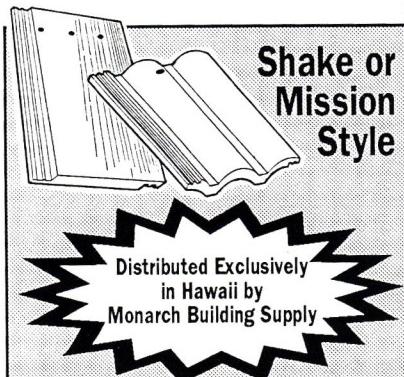
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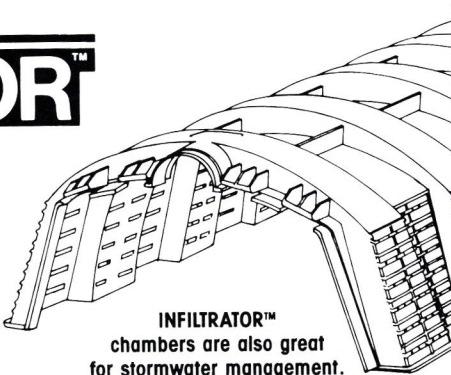
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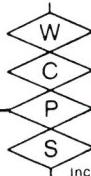
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forewarned that the creation of a tourist convention center outside the heart of Waikiki will accelerate the conversion of Waikiki into an instantaneous hotel district "slum." He also said that the new tourist convention center proposed outside of Waikiki will serve as an epicenter and catalyst for additional highrise hotel development in the Kapiolani/Ala Moana district.

Recent land purchases adjacent to this major controversial project await City Council blessings, and reinforce the observations of Preis.

It was, therefore, gratifying to attend the national American Institute of Architects convention in Houston and be exposed to the wisdom of such dignitaries as Damianos as well as to actually witness an urban convention center in a park-like setting.

According to the prescriptive offerings of Preis and my testimony on his behalf before the City Council, our Honolulu tourist convention center should first of all be awe-inspiring architecture located in a park-like setting, with trees, fountains, sculpture, benches and real "pedestrian" places.

This would be almost identical to the orientation being undertaken by the Queen Emma Foundation and the team of design and planning professionals including nationally-renowned architect and member emeritus Vladimir Ossipoff, FAIA. The team was assembled by the Waikiki Improvement Association in concert with the city Department of General Planning under the leadership of Donald Goo, FAIA, and Benjamin Lee, AIA. HA

Andrew Charles Yanoviak, AIA, CSI, is senior commissioner for Governmental Affairs of the Honolulu Chapter/AIA, and is chairman of the HC/AIA Codes and Government Relations Committee and Professional Liability Subcommittee.

Efficiency Equals Conservation

by Aimee R. Holden

In light of environmental concerns spurred by Earth Day activities, not to mention the shock of monthly electric bills, energy-efficient appliances are becoming increasingly attractive to savvy consumers.

According to the U.S. Department of Energy, many Hawaii homes are equipped with energy guzzling appliances whose inadequate insulation, inefficient motors and energy-wasting pilot lights contribute to monthly astronomical electric bills.

But as a modern man or woman who depends on modern appliances — and lots of them — you don't have to resign yourself to a lifetime of inefficiency. Today's manufacturers offer a variety of money-saving, energy efficient-appliances. Information provided by the Department of Energy can help steer conservation-conscious consumers in the direction of a good energy buy, and explain how to get maximum efficiency and thrift from an appliance.

To make the search even easier, many types of appliances are equipped with Energy Guide Labels that provide a consumer with information about how much an appliance will cost to run and how efficient it is compared to others.

Refrigerators

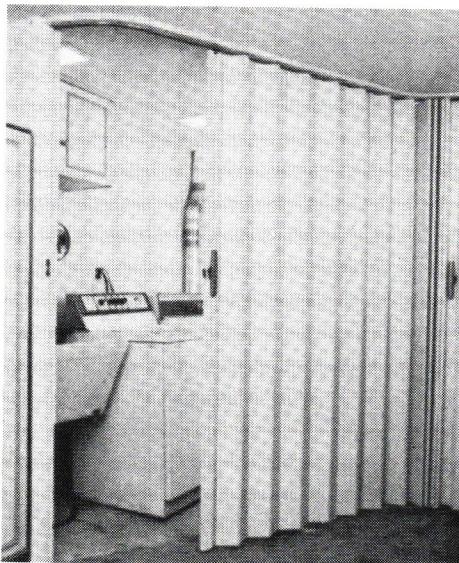
The efficiency of refrigerators has increased dramatically during recent years, according to information provided in a pamphlet titled "Saving Energy and Money with Home Appliances" by the American Council for an Energy Efficient Economy.

The average refrigerator/freezer built today uses 34 percent less energy than an average 1972 model, due to

increased insulation levels and coil surface areas and improved compressors, motors, door seals and other components.

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Pella wood folding doors feature stabilized cores of bonded wood and spring hinges to assure warp-free panels and proper alignment throughout their long and useful life. Veneer and vinyl film surfaces resist damage in normal use or in prolonged hard use. Other options such as key locks, privacy locks, curved tracks and parts for pocket applications are also available for Pella's folding door system.

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However, the most inefficient model on the market today still uses approximately 50 percent more energy than the most efficient model available.

Under the category of refrigerators with a top freezer and automatic defrost capability, Frigidaire, Kelvinator and Kenmore all offer models with an estimated annual energy cost of \$59. This cost is based on an electricity price of 7.70 cents per kilowatt and is probably higher in Hawaii.

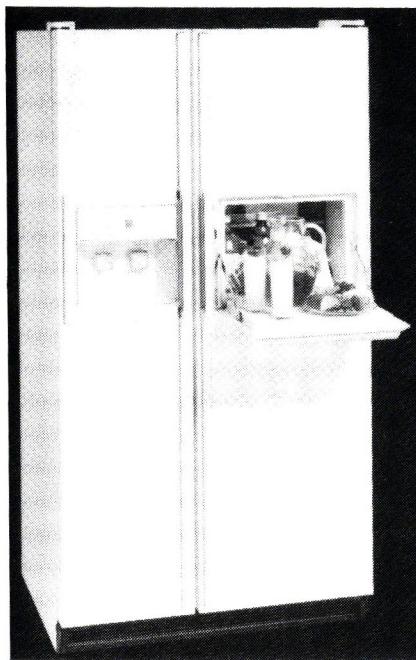
When shopping for energy-efficient refrigerators, keep in mind that side-by-side models generally use about 35 percent more energy than those with the freezer on top. Manual defrost refrigerators use approximately half as much electricity as an automatic defrost model.

Ranges

Ranges are not labeled with energy guides, so specific features must be sought instead.

In gas ranges, an electric ignition is a must. Electric ignition replaces the pilot light and slashes gas consumption by approximately 40 percent.

Convection ovens are an energy-saving feature of both gas and



Side-by-side refrigerators/freezers typically use 35 percent more energy than freezer-on-top models.

electric ranges. A fan circulates air evenly through convection ovens, eliminating hot and cold spots, allowing cooking temperatures to be lowered and cooking times shortened.

Induction cooktops, which use magnetism to heat food, cut electricity consumption 10 percent to 20 percent. Their high cost, however, currently does not justify the energy they save.

A tip on making the most of your range's efficiency performance: no peeking. A great deal of heat escapes each time the oven door is opened; cooking time increases and browning and baking results are affected.

Washers and Dryers

When washing clothes, the simplest way to save energy is to use less hot water.

When purchasing a washer, look for models with water level and water temperature controls. A water level control allows you to match the amount of water used to the size of the wash load, and water temperature controls give a choice between cold and warm temperatures.

By the same token, front-loading washing machines use considerably less hot water than top-loading machines.

As with ranges, energy label guides are not required for clothes dryers, so consumers must shop for specific functions.

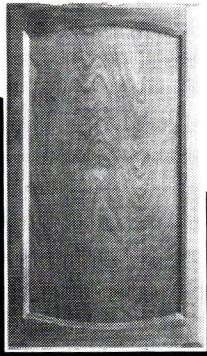
Moisture sensors automatically turn off a dryer as soon as the load is dry, cutting energy use by 10 percent to 15 percent. A cool-down cycle uses cooler air during the last 10 to 15 minutes of a cycle, saving energy as well as

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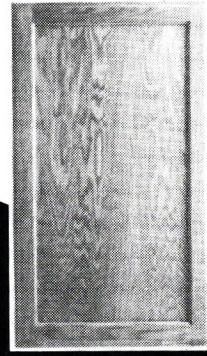


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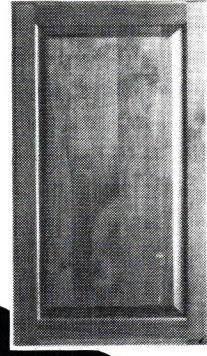
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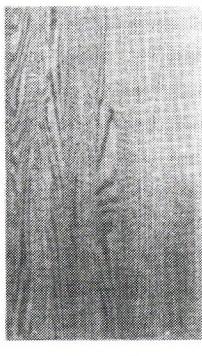
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Dishwashers

Interestingly enough, a truly efficient automatic dishwasher may consume less energy than doing dishes the old-fashioned way — by hand.

A booster heater is a must-have feature in dishwashers. The device raises the temperature of water entering the dishwasher to the necessary 140°, eliminating the need to set your water heater that high. Each 10° reduction in water temperature adds up to a savings in heater energy consumption of 3 percent to 5 percent.

Other features to look for include "short cycle" and "air dry" selections. An air dry selector automatically shuts off the heat during a drying cycle, reducing electricity use by up to 20 percent.

Energy Myths

According to the "Home Appliances" pamphlet, some of those little things we've been trained to think waste inordinate amounts of energy are, in reality, harmless acts that can be done without guilt on a daily basis.

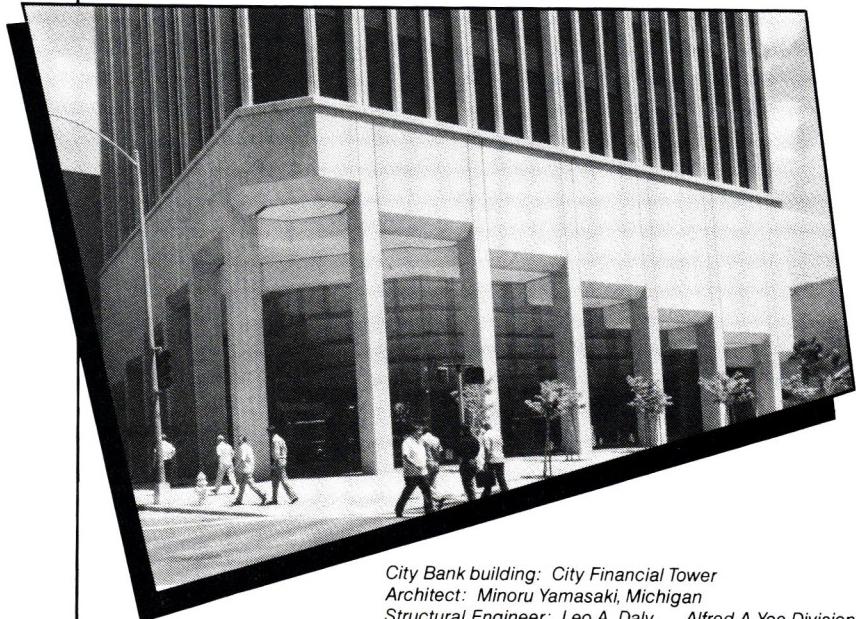
Things your mother probably told you always — or never — to do include:

- Turning off lights and other appliances whenever possible.

Turning off everything is not the best way to save energy, although it doesn't hurt. Lights and televisions account for only a small portion of electricity use in homes, and much more energy can be conserved by purchasing efficient appliances.

- Avoiding high-powered small appliances. Although coffee pots, hair dryers, radios, vacuum cleaners and toasters guzzle large amounts of energy, they usually are on for only short periods of time and thus do not contribute significantly to an electric bill. HA

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A Sterling Reception at Washington Place

Formal recognition of the new state structure for the local organization of architects was accorded May 30 by Gov. and Mrs. John Waihee at a reception at Washington Place. More than 200 professional architects and guests attended.

Assembling at the gracious home of Hawaii's first family was indeed a privilege and pleasure for AIA members. Delicious pupus and cocktails preceded the short program. Arthur Kohara, HC/AIA president-elect, was master of ceremonies, and introduced guests of honor, officers of the Hawaii Council and legislators. Special recognition was given to Hawaii architects who are prestigious



Hawaii Council/AIA President Dennis Toyomura presents a gift from the council to Gov. and Mrs. John Waihee. Photo by Lori Arizumi

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Gathering at the gracious home of Hawaii's first family was a privilege and pleasure for the state's architects.

Fellows of the AIA. President Dennis Toyomura presented a gift from the council to the Wahees.

The primary purpose of the Hawaii Council/American Institute of Architects is to organize and unite the Hawaii chapters (Honolulu and Maui) in representing the profession in matters of statewide concern. The Council provides assistance and information to state governmental, legislative and regulatory bodies, and promotes and forwards the objectives of the American Institute of Architects within the territory of the council. HA



Gathered at the Washington Place reception are (l-r) Evan Cruthers, HC/AIA director; Lt. Gov. Ben Cayetano; HC/AIA President Dennis Toyomura; Arthur Kohara, HC/AIA vice president; Harrell McCarty, Hawaii Island director; Honolulu Chapter/AIA President Ted Garduque; Daniel Chun, HC/AIA secretary/treasurer; and Sen. Bert Kobayashi. Photo by Lori Arizumi

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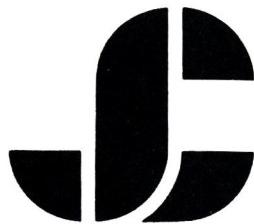
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Continued from Page 11

Astrodome for a baseball game, another toured Houston Heights and had progressive dinners at houses designed and owned by architects, yet another went to Galveston for a seaside dinner. I hear there were other locations as well. Also well-attended was the perennial Dodge party and cocktail reception.

New officers elected for National AIA are W. Cecil Steward, FAIA, first vice-president; Don Lutes, FAIA, Susan Maxman, AIA, and L. William Chapin II, AIA, office of second vice-president; and Douglas Engebretson, AIA, secretary. The Hawaii delegates caucused before the elections, and all of our selected candidates were elected. We are particularly pleased that Don Lutes got in as vice-president since we know he has affinity for Hawaii and the Northwest and Pacific region. He promised to continue to keep Hawaii in the forefront of AIA business.

In addition to normal AIA business, there were numerous tours of Houston, Galveston and Rice University, various walking tours of downtown Houston, parks and even Ima Hogg's mansion where the summit between Gorbachev and Bush was to take place. There certainly was no shortage of alumni and chapter parties for the various universities and AIA chapters.

The product and industry exhibits were marvelous, with everything from computers to furniture and building products. The convention center was well-lit and organized with the convention floor including a host chapter store that, appropriately, sold arts and crafts from the Southwest region.

At the end of the convention, I watched as workmen broke down the partitions, and now have an understanding and appreciation of what it takes to set up and take down a convention hall exhibit.

One section of the exhibit was dismantled in 15 minutes. As a side note, I noticed that most of the exhibits were loaded onto regular pickup trucks and not the huge vans that I've been hearing about in the planning of our local convention centers.

The convention, as always, is a wonderful opportunity to meet

with colleagues and exchange information and pick up on tips and ideas. Speaking of conventions, The Northwestern Pacific Conference will be held in Juneau, Alaska, Aug. 1-4, 1990. This promises to be a unique event. If you haven't already, sign up and join the Hawaii delegation going to Alaska. HA

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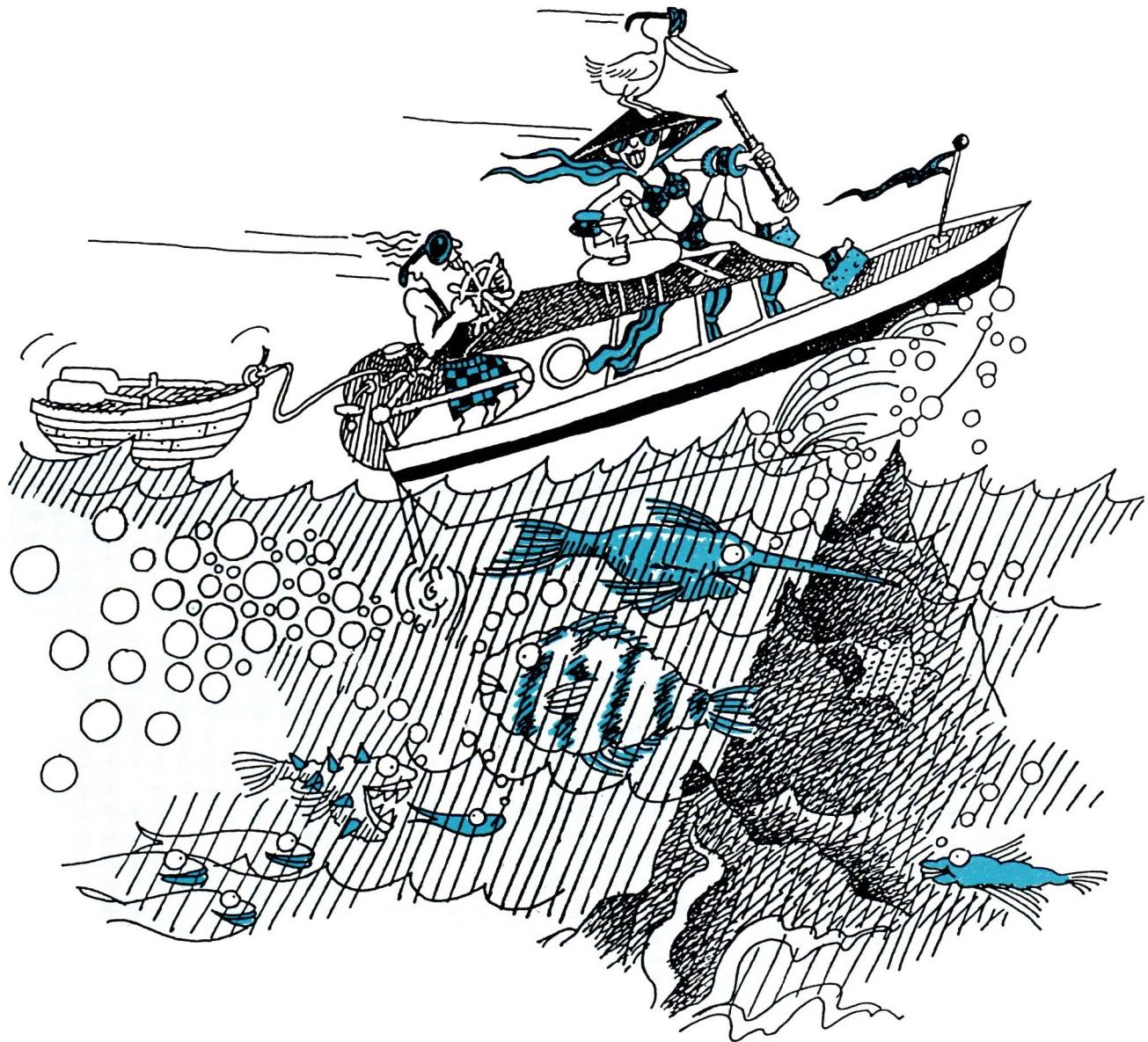


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Hawaiian Design Book Available

"Hawaiian Design: Strategies for Energy-Efficient Architecture" is now available from the Energy Division of the state Department of Business and Economic Development (DBED). The publication was produced by the DBED's Energy Division and the Honolulu Chapter/AIA for designers of commercial, multifamily and institutional buildings.

Kent Royle, AIA, of TRB/Architects, Ltd. wrote the book, with Cliff Terry, AIA, as principal in charge.

"Hawaiian Design" presents seven strategies for energy efficient architectural design in Hawaii. "The book provides practical design guidelines to serve as a basis for decision-making during the conceptual and schematic stages of a project," Royle said.

The book offers design strategies that include orientation and building form, solar control, daylighting, natural ventilation and landscaping. For larger structures, building systems and material selection as well as equipment efficiency are discussed.

Implementation strategies also are detailed. Making your own sundial in the shape of a matchbox is just one of the practical applications for designers.

Illustrations by Anne Ellett and Keith and Elen Ito of Ito Design Associates make it easy to visualize the many useful ideas to make homes and offices more livable and environmentally responsible.

A slide show and a seminar series scheduled for summer 1990 by HC/AIA will expand further on the design strategies detailed in the book. **HA**

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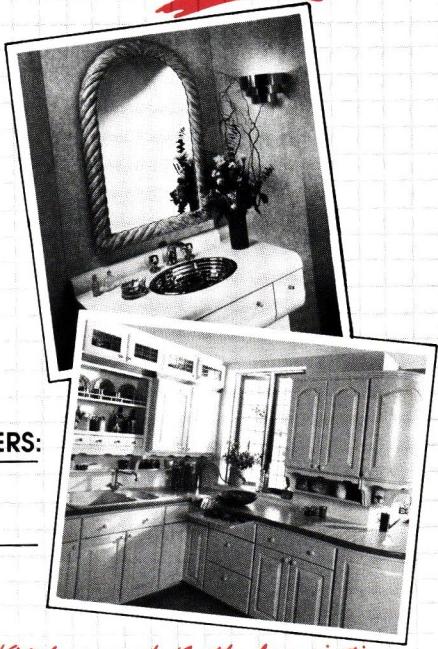
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New Members

11 Join Ranks of Honolulu Chapter

Thomas A. Fisher, employed by Philip K. White Associates, is the newest member of the Honolulu Chapter/AIA. His education includes a bachelor's degree in human ecology from the College of the Atlantic in Bar Harbor, Maine, and a master's in architecture from North Carolina State University School of Design. He also holds an AIA certificate of merit scholastic award.

Fisher is married with a 4-year-old daughter.

New associate members to the Honolulu Chapter include **Roger K. Barton**, with Knox Hoversland Architects Inc. He holds an associate's degree in landscape horticulture, a bachelor's and master's in music and a bachelor of architecture.

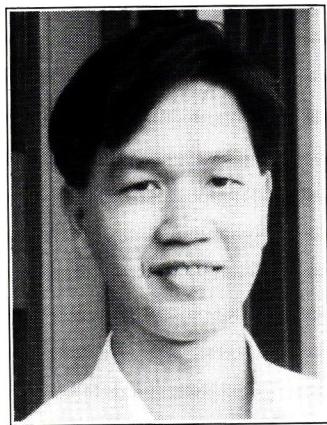
His hobbies are music, diving,

textile arts and Japanese block prints.

Ernie T. Endrina, with Spencer Mason Architects, holds a bachelor of science from Mapua Institute of Technology in Manila. He lists graphic design, pencil sketching and literary writing as his pastimes.

Kevin H. Funasaki is a graduate of the University of Hawaii with a bachelor's degree in urban design. He is employed by AM Partners and his favorite activities include tennis, golf and volleyball. He also is interested in the art of animation and enjoys cultural and art exhibits.

Mona G. Higa and **Leonora F. Obispo** are both graduates of the University of Hawaii School of Architecture and are employed by Media Five Limited. Higa is married and spends her free time



Ernie T. Endrina

swimming, reading, fishing and dining out. She also is interested in music and Hawaiianiana.

Obispo enjoys sketching, cycling and hula.

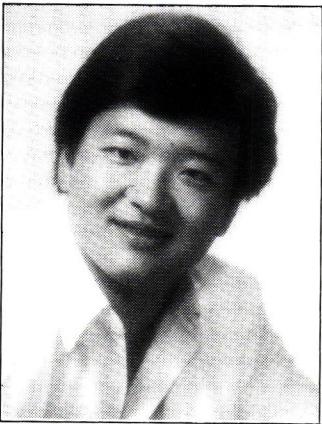
Another UH graduate, **Tracy Grant Oshiro** is with Kober/Hanssen Wyse Mitchell. Her pastimes include fishing, surfing, diving, photography, camping and music.

Margaret Anne Sundin is employed by Sam Chang

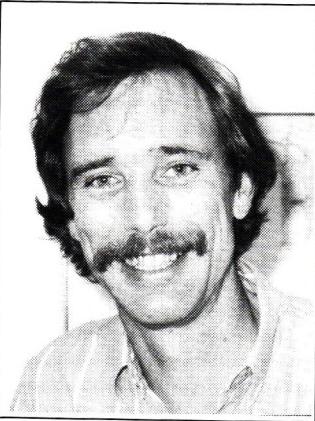
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Architect & Associates. She holds a degree in architecture from Mt. San Antonio College in Walnut Creek, California. Married, her hobbies include scuba diving, snow skiing and watercolor.

A graduate of the University of Arizona, **Craig Tashiro** is with Group 70 Ltd. He enjoys all sports, especially volleyball, softball, golf, basketball and tennis. Other hobbies include sketching and music.

Christopher Walling holds a bachelor's degree in architectural technology from Purdue University and has done graduate studies at UH. Photography and scuba diving are among his pastimes.

John Howard Wheeler II is a graduate of the University of Hawaii School of Architecture and is employed by Nancy Peacock, AIA, Inc. Married, he is into sailing, kayaking, scuba diving, surfing, drawing and photography. HA

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